GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS
LANSING

MARLON I. BROWN, DPA
DIRECTOR

October 28, 2025

Esther Mwankenja
Zanzibar Adult Foster Care, LLC
5806 Outer Drive
Bath, MI 48808

RE: License #: AS330406614
Zanzibar Adult Foster Care, LLC
520 S. Holmes Street
Lansing, MI 48912

Dear Ms. Mwankenja:

This letter is a follow-up to the Department's findings regarding the interim inspection conducted at your facility on 10/27/2025. The purpose of this inspection was to determine compliance with applicable licensing statutes and administrative rules for an Adult Foster Care small group home.

The violations that were found are:

R 400.14205 Health of a licensee, direct care staff, administrator, other employees, those volunteers under the direction of the licensee, and members of the household.

(6) A licensee shall annually review the health status of the administrator, direct care staff, other employees, and members of the household. Verification of annual reviews shall be maintained by the home and shall be available for department review.

At the time of the on-site inspection, I reviewed the employee file for direct care staff, Patrobah Mazara. The file was missing documentation of completed annual health reviews for Mr. Mazara.

R 400.14208 Direct care staff and employee records.

(1) A licensee shall maintain a record for each employee. The record shall contain all of the following employee information:

(e) Verification of experience, education, and training.

(f) Verification of reference checks.

During the on-site inspection I reviewed Mr. Mazara's employee file and direct care staff, Brandi Ashante's, employee file. Each file was missing documentation of verified experience and education. These files were also missing documentation of attempted or completed reference checks.

R 400.14301 Resident admission criteria; resident assessment plan; emergency admission; resident care agreement; physician's instructions; health care appraisal.

(4) At the time of admission, and at least annually, a written assessment plan shall be completed with the resident or the resident's designated representative, the responsible agency, if applicable, and the licensee. A licensee shall maintain a copy of the resident's written assessment plan on file in the home.

(10) At the time of the resident's admission to the home, a licensee shall require that the resident or the resident's designated representative provide a written health care appraisal that is completed within the 90-day period before the resident's admission to the home. A written health care appraisal shall be completed at least annually. If a written health care appraisal is not available at the time of an emergency admission, a licensee shall require that the appraisal be obtained not later than 30 days after admission. A department health care appraisal form shall be used unless prior authorization for a substitute form has been granted, in writing, by the department.

During the on-site inspection I reviewed Resident A's resident record. This record contained a *Health Care Appraisal* dated 1/10/24 and an *Assessment Plan for AFC Residents* document dated 1/3/24. Neither of these documents had been updated annually as required.

R 400.14403 Maintenance of premises.

(1) A home shall be constructed, arranged, and maintained to provide adequately for the health, safety, and well-being of occupants.

During the on-site inspection I observed one of the bedrooms having a broken door latch plate on the door frame, preventing the door from closing.

R 400.14403 Maintenance of premises.

(4) A roof, exterior walls, doors, skylights, and windows shall be weathertight and watertight and shall be kept in sound condition and good repair.

During the on-site inspection I observed the roof of the facility to be covered with pine needles and leaves. Two small trees appeared to be growing through this debris. The roof will need to be cleared of all debris to protect the structure from water damage.

R 400.14403 Maintenance of premises.

(8) Stairways shall have sturdy and securely fastened handrails. The handrails shall be not less than 30, nor more than 34, inches above the upper surface of the tread. All exterior and interior stairways and ramps shall have handrails on the open sides. All porches and decks that are 8 inches or more above grade shall also have handrails on the open sides.

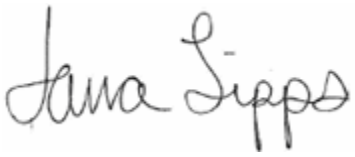
The back porch of the facility sits more than 8 inches from the ground and will require a handrail on all open sides. The porch is currently not equipped with a handrail on the two open sides.

Licensee Designee, Esther Mwankenja, was found to be working toward compliance with aspects of the citations identified on the renewal inspection report dated 8/22/25. Ms. Mwankenja has made improvements regarding cleanliness and required maintenance to the home. She will continue working toward full compliance for the final renewal inspection prior to the six-month provisional license expiration on 3/10/26.

The Department provides technical assistance to meet the licensing requirements and consultation to improve services.

Please contact me with any questions. In the event that I am not available and you need to speak to someone immediately, please contact the local office at (517) 335-5985.

Sincerely,



Jana Lipps, Licensing Consultant
Bureau of Community and Health Systems
611 W. Ottawa Street
P.O. Box 30664
Lansing, MI 48909

Enclosures